

## **Supporting the Redevelopment of Brownfield Sites Using Site-Specific Management Approaches and Redevelopment Tools (SMART)**

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The Site-Specific Management Approaches and Redevelopment Tools (SMART) provides potential solutions for facilitating the redevelopment of brownfield sites. The term “brownfield site” refers to previously developed property whose reuse may be complicated by the presence of hazardous substances or contamination. Brownfields may refer to commercial and industrial facilities or other properties. Redevelopment of these sites is a global concern that requires an integrated approach to mitigate the risks to human health and the environment.

The EPA Office of Research and Development (ORD) National Risk Management Research Laboratory (NRMRL) Land Remediation and Pollution Control Division (LRPCD) Brownfields Team seeks to expedite the redevelopment of brownfield sites through the development of resources and tools to assist environmental decision makers in evaluating options for reuse.

SMART is a decision support tool that incorporates business, environmental, social, economic, and technological aspects of brownfields redevelopment. These tools will

- Identify potential risks and opportunities for overcoming common barriers to redevelopment.
- Provide a preliminary screening tool for characterization, remediation, and long-term monitoring technologies for use at brownfields sites.
- Guide stakeholders through the process of site redevelopment by providing ideas, resources, and best practices for successful redevelopment efforts.
- Provide an integrated approach to planning and documenting site redevelopment by promoting the creation of a site-specific business plan that includes information regarding project benefits and financial planning.

The ORD LRPCD Brownfields Team consists of EPA laboratories and program offices, as well as other federal, state, municipal, and international participants. The impact of this research is the promotion of successful long-term revitalizations by providing solutions for brownfield sites where many obstacles exist and few benefits are perceived.